

ORDINANCE NO. 20110210-044

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 7901 CAMERON ROAD FROM COMMUNITY COMMERCIAL (GR) DISTRICT TO COMMERCIAL-LIQUOR SALES (CS-1) DISTRICT.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

PART 1. The zoning map established by Section 25-2-191 of the City Code is amended to change the base district from community commercial (GR) district to commercial-liquor sales (CS-1) district on the property described in Zoning Case No. C14-2010-0185, on file at the Planning and Development Review Department, as follows:

A 1,241 sq. ft. tract of land, more or less, out of the Willis Avery Survey No. 81 in Travis County, the tract of land being more particularly described by metes and bounds in Exhibit "A" incorporated into this ordinance,

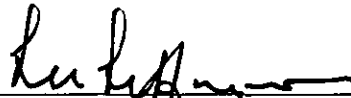
locally known as 7901 Cameron Road, in the City of Austin, Travis County, Texas, and generally identified in the map attached as Exhibit "B".

PART 2. This ordinance takes effect on February 21, 2011.

PASSED AND APPROVED

February 10, 2011

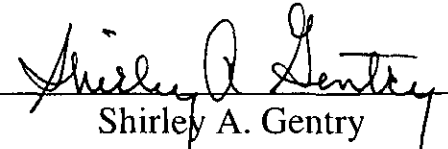
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Lee Leffingwell
Mayor

APPROVED:


Karen M. Kennard
Acting City Attorney

ATTEST:


Shirley A. Gentry
City Clerk

**CRICHTON AND ASSOCIATES, INC.
LAND SURVEYORS**

6448 HIGHWAY 290 EAST SUITE B-105

AUSTIN, TX 78723

512-244-3395 - PHONE

512-244-9508 - FAX

EXHIBIT A

FIELD NOTES

**FIELD NOTES FOR 1241 SQUARE OUT OF THE WILLIS AVERY
SURVEY NO. 81 IN TRAVIS COUNTY, TEXAS BEING A
PORTION OF LOT B, C.C.N.B. CAMERON PLACE SUBDIVISION,
A SUBDIVISION RECORDED IN PLAT BOOK 91 PAGE 137.
SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY
METES AND BOUNDS AS FOLLOWS:**

BEGINNING at an "X" found cut in concrete on the East R.O.W. of Cameron Road being the West common corner of said Lot B and Lot A, C.C.N.B. Cameron Place Subdivision for the POINT OF COMMENCING.

THENCE S 62° 30' 59" E with the common line of said Lots A and B, 168.09 feet to a point.

THENCE S 27° 29' 01" W, 0.86 feet to a point on an existing building for the Northwest corner of this tract and the POINT OF BEGINNING.

THENCE with said existing building the following four (4) courses:

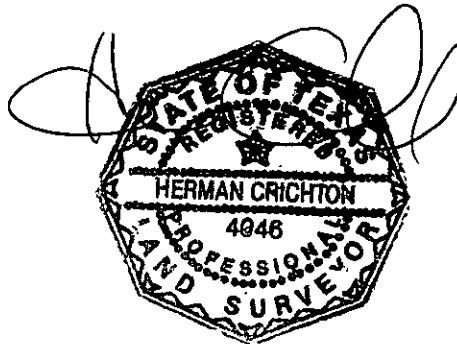
- 1) S 62° 22' 52" E, 10.23 feet to a building corner
- 2) S 31° 27' 07" E, 29.47 feet to a building corner for the Northeast corner of this tract.
- 3) S 27° 34' 12" W, 25.21 feet to a building corner for the Southeast corner of this tract.
- 4) N 62° 23' 03" W, 35.50 feet to a point for the Southwest corner of this tract.

THENCE N 27° 34' 12" E through said existing building, 40.36 feet to the POINT OF BEGINNING and containing 1241 square feet more or less.

I hereby certify that the foregoing field notes were prepared from a survey on the ground, under my supervision and are true and correct to the best of my knowledge and belief.

Witness my hand and seal October 19, 2010

Herman Crichton, R.P.L.S. 4046
09_282zoning



P.O.C.

SCALE: 1" = 40'

CAMERON ROAD

LOT A
C.C.N.B. CAMERON
PLACE SUBDIVISION,
PB. 91, PG. 137

S 62°30'59" E

168.09

S27°29'01"W
0.86

EXISTING BUILDING

P.O.B.

S62°22'52"E
10.23

S31°27'07"E
29.47

SPINDLE
FOUND

0.1660 ACRES
VOL. 2508, PG. 534,
VOL. 7533, PG. 326,

LOT B
C.C.N.B. CAMERON
PLACE SUBDIVISION,
PB. 91, PG. 137

LAKELAND
FINANCIAL INC.
0.373 AC.
VOL. 12172 PG. 698

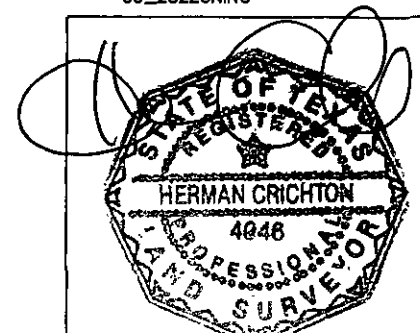
U.S. HIGHWAY 183

SKETCH TO ACCOMPANY FIELD NOTES FOR 1241
SQUARE FEET OUT OF THE WILLIS AVERY SURVEY NO.
81 IN TRAVIS COUNTY, TEXAS BEING A PORTION OF
LOT B, C.C.N.B. CAMERON PLACE SUBDIVISION, A
SUBDIVISION RECORDED IN VOL. 91, PG. 137, PLAT
RECORDS, TRAVIS COUNTY, TEXAS,

CRICHTON
AND ASSOCIATES INC.
LAND SURVEYORS

8448 HIGHWAY 290 E. #B-105
AUSTIN, TEXAS 78723
(512) 244-3395
FAX (512) 244-9508

09_282ZONING



DATE: October 19, 2010

